

016.0

Map

0002

Block

0003.0

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 898,500 /

USE VALUE: 898,500 /

ASSESSed: 898,500 /

Total Card /

898,500

Total Parcel

898,500

898,500

898,500

898,500

02/02/09

!1379!

PRINT

DATE

12/29/21

Time

19:55:28

LAST REV

DATE

02/05/19

Time

12:41:04

danam

1379

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

016.0

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0002

Block

0003.0

Lot

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ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

PROPERTY LOCATION

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

Legal Description

User Acct

No

Alt No

Direction/Street/City

71

MARY ST, ARLINGTON

101

5450.000

431,700

466,800

898,500

11329

OWNERSHIP

Owner 1:

FORBES ANDREW

Owner 2:

FORBES-LEWIS JENNIFER

Owner 3:

Street 1:

71 MARY ST

Street 2:

Twn/City:

ARLINGTON

St/Prov:

MA

Cntry

Own Occ:

Y

Postal:

02474

Type:

PREVIOUS OWNER

Owner 1:

PAONE ROBERT J & MARIE E -

Owner 2:

-

Street 1:

71 MARY ST

Twn/City:

ARLINGTON

St/Prov:

MA

Cntry

Postal:

02474

Type:

NARRATIVE DESCRIPTION

This parcel contains .125 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1938, having primarily Wood Shingle Exterior and 1905 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bd rms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Z

R2

TWO FAMIL

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

1

Level

s

Street

t

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

101

One Family

5450

Sq. Ft.

Site

0

80.

1.07

1

466,799

466,800

2022

101

FV

431,700

0

5,450.

466,800

898,500

Year end

12/23/2021

2021

101

FV

419,000

0

5,450.

466,800

885,800

Year End Roll

12/10/2020

2020

101

FV

419,000

0

5,450.

466,800

885,800

885,800

Year End Roll

12/18/2019

2019

101

FV

320,600

0

5,450.

496,000

816,600

816,600

Year End Roll

1/3/2019

2018

101

FV

320,600

0

5,450.

361,800

682,400

682,400

Year End Roll

12/20/2017

2017

101

FV

320,600

0

5,450.

315,100

635,700

635,700

Year End Roll

1/3/2017

2016

101

FV

320,600

0

5,450.

268,400

589,000

589,000

Year End

1/4/2016

2015

101

FV

307,900

0

5,450.

262,600

570,500

570,500

Year End Roll

12/11/2014

SALES INFORMATION

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

PAONE ROBERT J

43723-432

9/16/2004

599,000

No

No

13002-250

6/25/1976

46,000

No

No

N

BUILDING PERMITS

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

10/2/2018

1435

Redo Kit

13,500

C

9/23/2014

1245

Solar Pa

14,400

9/23/2014

Install rooftop mo

9/13/2010

2006

Addition

80,000

ABOVE GAR/EXTEND

ACTIVITY INFORMATION

Date

Result

By

Name

2/2/2009

Meas/Inspect

189

PATRIOT

9/21/2005

MLS

BR

B Rossignol

1/13/2005

MLS

MM

Mary M

11/4/1999

Inspected

267

PATRIOT

9/29/1999

Mailer Sent

9/29/1999

Measured

267

PATRIOT

10/1/1981

MS

Sign:

VERIFICATION OF VISIT NOT DATA

\_\_\_/\_\_\_/\_\_\_

Total AC/HA:

0.12511

Total SF/SM:

5450

Parcel LUC:

101

One Family

Prime NB Desc

ARLINGTON

Total:

466,799

Spl Credit

Total:

466,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

